

Ellsworth, Hancock County

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JULIE A. CURTIS, REGISTER OF DEEDS
HANCOCK COUNTY MAINE
MAINE REAL ESTATE TRANSFER TAX PAID
eRecorded Document

RELEASE DEED

DLN: 1002340259316

JASON T. ALLEN, of Ellsworth, Hancock County, Maine (holder of a 1/6th in common and undivided interest); **GREGORY G. ALLEN**, of Ellsworth, Hancock County, Maine (holder of a 1/6th in common and undivided interest); and **ALICE B. WARDWELL, Personal Representative of the Estate of ANDREW P. ALLEN**, of Ellsworth, Hancock County, Maine (holder of a 1/6th in common and undivided interest), for consideration paid, grant to **ALICE B. WARDWELL** of Ellsworth, Hancock County, Maine, all right, title and interest in and to the land, together with any buildings and improvements thereon, in Ellsworth, Hancock County, State of Maine, described as follows:

See Exhibit A attached hereto and made a part hereof.

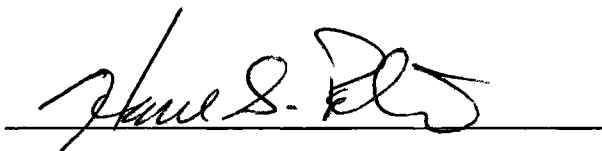
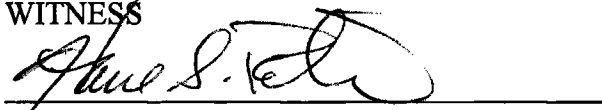
Any and all other rights, easements, privileges and appurtenance belonging to the granted estate are hereby conveyed.

For Grantors' source of title, reference may be had to a Trustees Deed from Beverly S. Allen, Roy P. Allen II and Jeffrey R. Dow, Trustees of The George C. Allen Property Trust u/d/t dated September 22, 2000 to Jason T. Allen, Gregory G. Allen and Andrew P. Allen dated November 17, 2010, recorded in Book 5535, Page 281 of the Hancock County Registry of Deeds.

The Grantee's mailing address is 343 Main Street, Ellsworth, Maine 04605.

WITNESS our hands and seals this 14th day of December, 2023.

WITNESS



JASON T. ALLEN



GREGORY G. ALLEN

STATE OF MAINE
COUNTY OF PENOBSCOT

December 14, 2023

Personally appeared the above-named Jason T. Allen and acknowledged before me the foregoing instrument to be his free act and deed.

Before me,

Alice Wardwell, P.R.
ALICE B. WARDWELL, Personal
Representative of the Estate of ANDREW P.
ALLEN

Paul S. Petersen
Notary Public/Maine Attorney-at-law
Type or Print Notary Name: Paul S. Petersen
My Commission Expires: 12/14

STATE OF MAINE
COUNTY OF HANCOCK

December 14, 2023

Personally appeared the above-named Gregory G. Allen and acknowledged before me the foregoing instrument to be his free act and deed.

Before me,

Paul S. Petersen
Notary Public/Maine Attorney-at-law
Type or Print Notary Name: Paul S. Petersen
My Commission Expires: 12/14

STATE OF MAINE
COUNTY OF HANCOCK

December 14, 2023

Personally appeared the above-named Alice B. Wardwell, Personal Representative of the
Estate of Andrew P. Allen and acknowledged before me the foregoing instrument to be her free
act and deed in said capacity.

Before me,

Ann S. Peterson
Notary Public/Maine Attorney-at-law
Type or Print Notary Name: *Ann S. Peterson*
My Commission Expires: *N/A*

EXHIBIT A

Certain real estate situated in Ellsworth, Hancock County Maine described as follows:

FIRST LOT - GREEN LAKE (~193 ACRES)

The premises described in deed from R. Thurston Allen to George C. Allen and Roy P. Allen II dated February 15, 1985 and recorded in the Hancock County Registry of Deeds in Book I 527 Page 426 as follows:

Beginning on the south side of Reed's pond and at Ezekiel W. Moore's corner on the pond;

Thence running southwesterly on said Ezekiel W. Moore and Edward Moore Jr. lines to a corner on the check line between number two hundred and six and two hundred and seven;

Thence northerly on said check line to said pond;

Thence southeasterly on said pond to place of beginning.

SECOND LOT GREEN LAKE (~306 ACRES)

The premises described in deed from Philip E. Nevells to George C. Allen and Roy P. Allen II dated February 15 1985 and recorded in the Hancock County Registry of Deeds in Book 1527, Page 600 as follows:

FIRST PARCEL: Beginning at the northerly corner of Edward Moore's land, and the westerly corner of John L. Moore's lot;

thence North 43° West to near a yellow birch tree spotted and marked "JAD 1863"; thence North 45° East one hundred (100) rods to a point in Reeds Pond about six (6) rods from the shore and near a large rock;

thence South 45° West one hundred (100) rods to place of beginning, containing fifty (50) acres, more or less.

SECOND PARCEL:

First Lot: Bounded on the north by land formerly of Alexander Starkey and Charles L. Wörmell;

On the east by land formerly occupied by the late Seth Tisdale;

On the south by land now or formerly of heirs of Edward Moore and A. C. Hagerthy;

On the west by land now or formerly of C. C. Burrill and Fred Moore, containing 160 acres, more or less.

Second Lot: Beginning at the westerly corner of land formerly owned by J. L. Moore and the northerly corner of lot formerly of Edward Moore;

Thence running south 45° west two hundred fifty rods, more or less, on said Edward Moore lot to the westerly corner thereof;

Thence north 85° west twenty rods to a stake marked for a corner;

Thence north 5° east to the end of a line run by J. A. Deane January 5, 1863;

Thence north 45° East to the southerly corner of lot E. W. Moore near a yellow birch tree marked "J. A. D. 1863";

thence south 45° east seventy-five rods, more or less, to place of beginning and containing one hundred sixteen acres, more or less, as surveyed by J. A. Deane, January 5, 1863.

Excepting from the above-described SECOND PARCEL Second Lot premises described in a deed from Philip E. Nevells and Esther S. Nevells to Raymond H. MacNulty and Leontine D. MacNulty dated August 10, 1949 and recorded in Hancock County Registry of Deeds in Book 757, Page 349.

Also excepting from the above described SECOND PARCEL any portion thereof conveyed in a deed from Florence R. Walker to James D. Barnes and Eva Barnes dated October 29, 1953 and recorded in Hancock County Registry of Deeds in Book 758 Page 324.

Also excepting from the above described SECOND PARCEL all that portion which lies between the westerly sideline of the Mariaville Road and the Bangor Hydro-Electric Company power line.

THIRD PARCEL: Beginning at an iron pin set in the ground on the north right of way line of Route # 180 and marking the southeast corner of land described as conveyed in deed from Raymond H. MacNulty and Leontine D. MacNulty to Philip E. Nevells dated September 19, 1968 and recorded in Hancock County Registry of Deeds in Book 1078 Page 387;

Thence North forty three degrees fifty three minutes West (N 43° 53' W) nine hundred seventy five and seventy seven one-hundredths (975.77) feet to an iron pin set in the ground on the center line of a Bangor Hydro Electric Company transmission line;

Thence South thirty eight degrees thirty two minutes West (S 38° 32' W) following said center line two hundred thirty seven and three one-hundredths (327.03) feet to an iron pin set in the ground;

Thence South seventy seven degrees twenty one minutes East (S 77° 21' E) two hundred ninety nine and nine one-hundredths (299.09) feet to an iron pin set in the ground;

Thence South forty three degrees fifty three minutes East (S 43° 53' E) six hundred ninety five (695) feet to an iron pin set in the ground on the north right of way line of said Route # 180;

Thence forty six degrees seven minutes East (N 46° 07' E) following said right of way line seventy (70) feet to the place of beginning. Containing two and four one-hundredths (2.04) acres.

The above described THIRD PARCEL is conveyed subject to an easement from Philip E. Nevells to Bangor Hydro-Electric Company dated December 26, 1967 and recorded in Hancock County Registry of Deeds in Book 1054 Page 480, and an easement from Philip E. Nevells to Bangor Hydro-Electric Company dated September 18, 1964 and recorded in Hancock County Registry of Deeds in Book 968 Page 323.